

**UNITED STATES BANKRUPTCY COURT
SOUTHERN DISTRICT OF OHIO
EASTERN DIVISION**

In re:	:	Case No. 15-56776
	:	
Todd Andre Jordan	:	Chapter 13
	:	
	:	Judge Hoffman
Debtor.	:	

Appraisal

Now comes the debtor, by and through counsel, and hereby submits the following appraisals for the following real property in the above matter

1. 984 Ellsworth Avenue \$36,000
2. 1039 Kelton Ave \$76,000

Respectfully submitted,

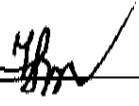
/s/ Gregory S. DuPont
Gregory S. DuPont (#0059351)
Gregory S. DuPont Attorney at Law,
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Attorney for Debtor

Thomas Millican & Associates, Inc.

P.O. Box 20003

Columbus, Ohio 43220

(614)457-3034

Entered Home: No on 09/12/2015 Date: 09/17/2015 Appraised by: Thomas L. Millican 

Fair Market Values as of this date \$36,000.00 CONVENTIONAL Price

Owner: Jordan, Todd A. Bankruptcy #

Address: 984 Ellsworth Avenue
Columbus, Oh 43206 Approximate Age: 1928

Style: s story Construction: vinyl siding
Bedrooms: 3 Baths: 1 Family Room: Fireplace:
Type Heating: A/C: Humidifier: Electric Service:
Garage: no Driveway: alley Patio: Landscaping: average
Basement: yes Rec. Room: Utility Room: Fence: yes
Entry: Living Room: Dining Room:
Kitchen: Windows: Roof: composition
Flooring:

GENERAL CONDITION AS APPRAISED Interior: Not Entered Exterior: Fair

COMPARABLE PROPERTIES

Address	Type	Bdrm	Baths	Gar	Bsmt	Sold	Date
703 E. Whitter Street	2 sty	2	2	2/off	full	\$35,000(cash)	11/20/2014
830 Siebert Street	2 sty	3	1	2	no	\$35,000(cash)	08/28/2015
591 E. Mithoff Street	2 sty	3	1	2	block	\$36,000(cash)	06/29/2015

REMARKS:

Thomas Millican & Associates, Inc.

P.O. Box 20003

Columbus, Ohio 43220

(614)457-3034

Entered Home: No on 09/12/2015 Date: 09/17/2015 Appraised by: Thomas L. Millican 

Fair Market Values as of this date \$76,000.00 CONVENTIONAL Price

Owner: Jordan, Todd A. Bankruptcy #

Address: 1039 Kelton Avenue
Columbus, Oh 43206 Approximate Age: 1929

Style: 2 story Construction: stone & vinyl siding
Bedrooms: 4 Baths: 2 Family Room: Fireplace:
Type Heating: A/C: Humidifier: Electric Service:
Garage: Driveway: concrete Patio: Landscaping: aveage
Basement: yes Rec. Room: Utility Room: Fence: yes
Entry: Living Room: yes Dining Room:
Kitchen: Windows: Roof: composition
Flooring:

GENERAL CONDITION AS APPRAISED Interior: Not Entered Exterior: Excellent

COMPARABLE PROPERTIES

<u>Address</u>	<u>Type</u>	<u>Bdrm</u>	<u>Baths</u>	<u>Gar</u>	<u>Bsmt</u>	<u>Sold</u>	<u>Date</u>
<u>1452 Oakwood Avenue</u>	<u>2 sty</u>	<u>3</u>	<u>1</u>	<u>2/off</u>	<u>full</u>	<u>\$65,400.(con)</u>	<u>07/22/2015</u>
<u>1283 Wilson Avenue</u>	<u>2 sty</u>	<u>3</u>	<u>2</u>	<u>2</u>	<u>full</u>	<u>\$68,000.(fha)</u>	<u>01/09/2015</u>
<u>760 Thurman Avenue</u>	<u>2 sty</u>	<u>3</u>	<u>1.5</u>	<u>1</u>	<u>full</u>	<u>\$69,777(fha)</u>	<u>10/10/2014</u>

REMARKS: